

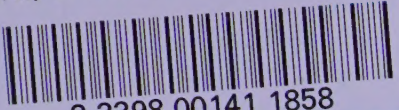
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Survey of Westlock.



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SURVEY OF WESTLOCK

PUBLISHED BY THE
Alberta Government Publicity Bureau
Department of Industry and Tourism

GOVERNMENT OF
THE PROVINCE OF ALBERTA



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Town of Westlock

(Revised July, 1970)

1. LOCATION

Section: NE¼ 32-59-26-W4, NW¼ 33-59-26-W4, SW¼ 4-60-25-W4,
SE¼ 5-60-25-W4.

This location is 50 miles northwest of Edmonton on Highways No. 2, 18 and 44, and on the main line of the Northern Alberta Railroad from Edmonton to Dawson Creek.

2. ALTITUDE

2,133 feet Latitude - 54/43 Longitude - 115/25.

3. TEMPERATURE

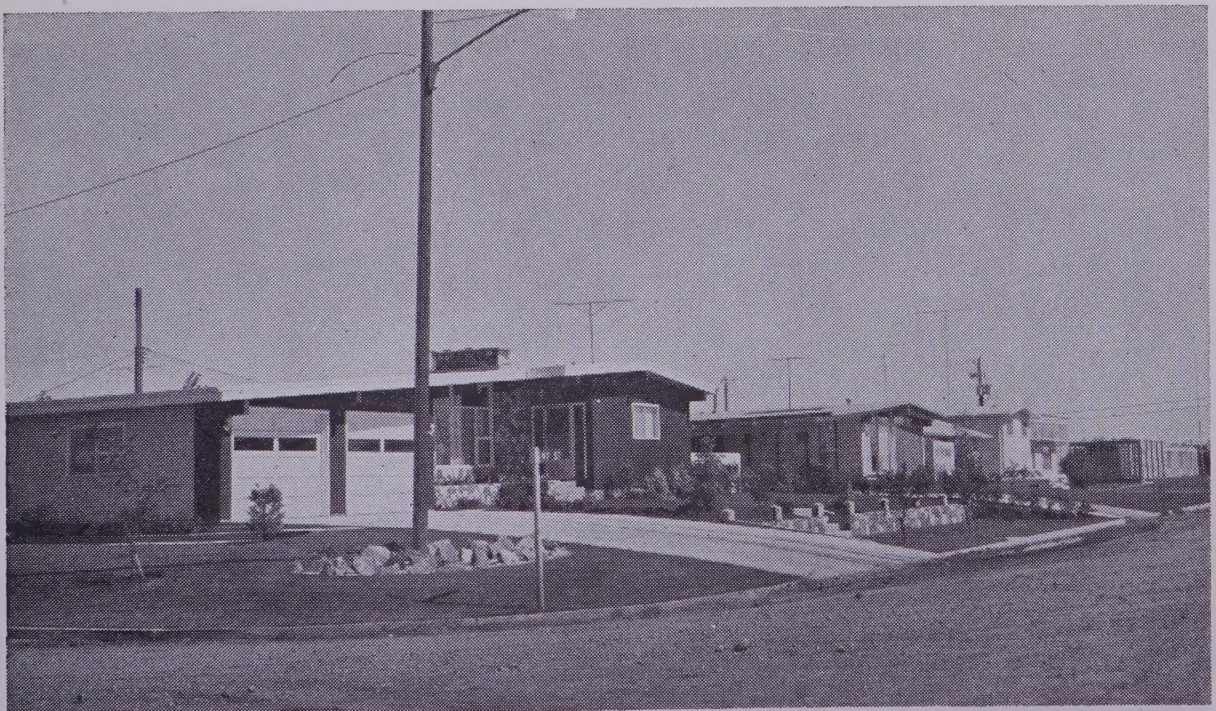
Mean summer temperature - 58° F.

Mean winter temperature - 20° F.

Mean yearly temperature - 34° F.

These averages cover a period of 26 years.

The foregoing is estimated from data obtained from the nearest weather stations.



Fine homes and attractive residential areas are a feature of the town.

4. RAINFALL

Average rainfall - 13.90 inches.

Average snowfall - 47.30 inches.

Average total precipitation - 18.63 inches.

These averages cover a period of 26 years.

The foregoing is estimated from data obtained from the nearest weather stations. There is no record of all year weather conditions for this district.

5. GEOLOGY

The bedrock of this area underlying the glacial deposits is the Belly River formation of the Upper Cretaceous period. This formation is a series of light colored sandstones and shales. This horizon in other parts of the province includes dinosaur beds and coal seams.

6. SOIL

Westlock lies in the black soil zone.

Soil Profile

The normal profile has a black to very dark brown surface (A) horizon that averages about 12 to 14 inches in depth. The more compact (B) horizon is dark brown, and the lime layer (Bca) is usually found at 30 to 40 inches below the surface.

Fertility

Soils in this zone are the most fertile in the province and they have in their surface foot about 3 to 4 times as much nitrogen and organic matter



The main street of Westlock always shows a busy face despite the time of day.

as there is in the average brown or gray wooded soil. Every precaution should be taken to see that they are not allowed to deteriorate.

Climate

Annual precipitation averages between 17 to 19 inches and droughts are rare.

Evaporation is lower and hot winds less frequent than in other zones.

Vegetation

Grassland which has been partially invaded by woodlands (mainly deciduous trees) often referred to as a parkland.

Land Use

A high percentage of the zone is arable. Coarse grain of excellent quality and wheat of good quality are grown in crop rotation with hay or oil seed crops. The mixed farming operations are also supporting large populations of cattle and hogs. The addition of fertilizers to operations here is profitable due to the consistent normal moisture pattern.

7. HISTORY

The original settlement was four miles east of the present location and was named Edison after F. Edison, an early pioneer of the district. Later it was moved to the site of the original homesteads of two settlers, Westgate and Lockhart and was renamed, Westlock.

Others among the early settlers who arrived from Edmonton by ox train and Red River cart were George McTavish, John Dezall and B. C. Alton who was the first postmaster. G. McTavish operated the first general store.



Modern shopping facilities, including shopping centres, provide good marketing opportunities in Westlock.

With the coming of the Northern Alberta Railway in 1913 settlers came in great numbers to Westlock and other towns along the line.

Westlock was incorporated as a village in 1914. The first mayor was George McTavish and Councillors were R. J. Wheatley and Fred Patterson. J. W. Shutt was Secretary. The first newspaper, the "Westlock Witness," commenced publishing in 1919. Owner and editor was C. A. Roulston.

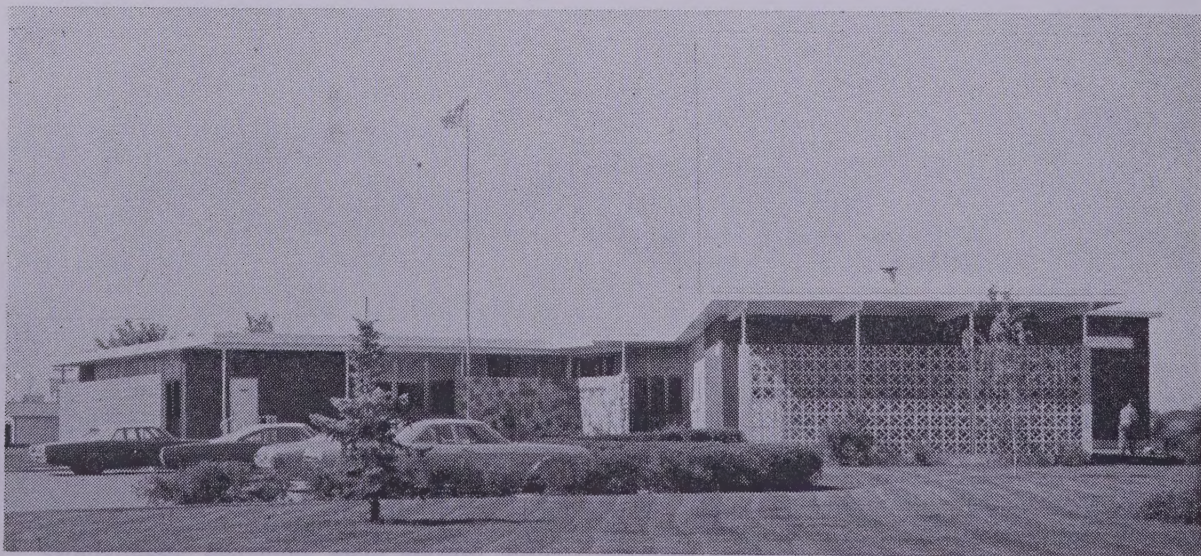
Since 1955 the Town has experienced a sustained period of growth which has averaged 6 per cent or better each year in population with a corresponding increase in the assessed value of the property. This rate of growth is indicated to continue or accelerate as shown in a planning study for the next five-year period.

8. LIVING CONDITIONS

Westlock is located in the centre of a rich mixed farming district and is also a service centre for a much larger area in which oil, gas and lumber play an important role. All-weather hard surface highways connect Westlock with all areas. There is a registered air strip within the Town. The town is serviced by several truck firms, one bus line and the railroad.

Downtown and main residential streets are hard surfaced. Excellent schools provide for Grades 1 to 12 with excellent commercial and trades courses also available. There are many and varied activities for both the active and the spectator sportsman. The summer season brings golfing, fishing or hunting, boating, river float trips, swimming in a new heated pool; enjoying stock car or championship motorcycle races or following harness racing on one of the fastest half mile tracks in Western Canada.

There is pari-mutuel betting during the harness race meet. For winter activities there are included skiing on a nearby hill equipped with T-Bar and Chalet, curling on artificial ice, skating in a modern arena with artificial ice. There are well organized leagues for baseball, softball and hockey for all ages. Those interested in lodges and service clubs will find active groups as will those seeking cultural pursuits as the amateur theatre, oil painting, ceramics or other like specialties.



The municipal administration for the municipal district of Westlock is carried on from this modern office

9. ADMINISTRATION

The town is governed by a Mayor elected for a two-year term, and six Councillors (two elected yearly for a three-year term). The Secretary-Treasurer and assistants carry out the policy set by the Council.

10. LAWS AND REGULATIONS

Zoning By-Laws and building code are enforced by the Council and Building Inspector. The electrical code conforms to the Alberta Electrical Protection Act. Alberta Public Health Regulations govern the sanitary By-Laws. The town employs four constables. Rural districts are policed by an R.C.M.P. detachment consisting of a sergeant, corporal and five constables.

11. FIRE PROTECTION

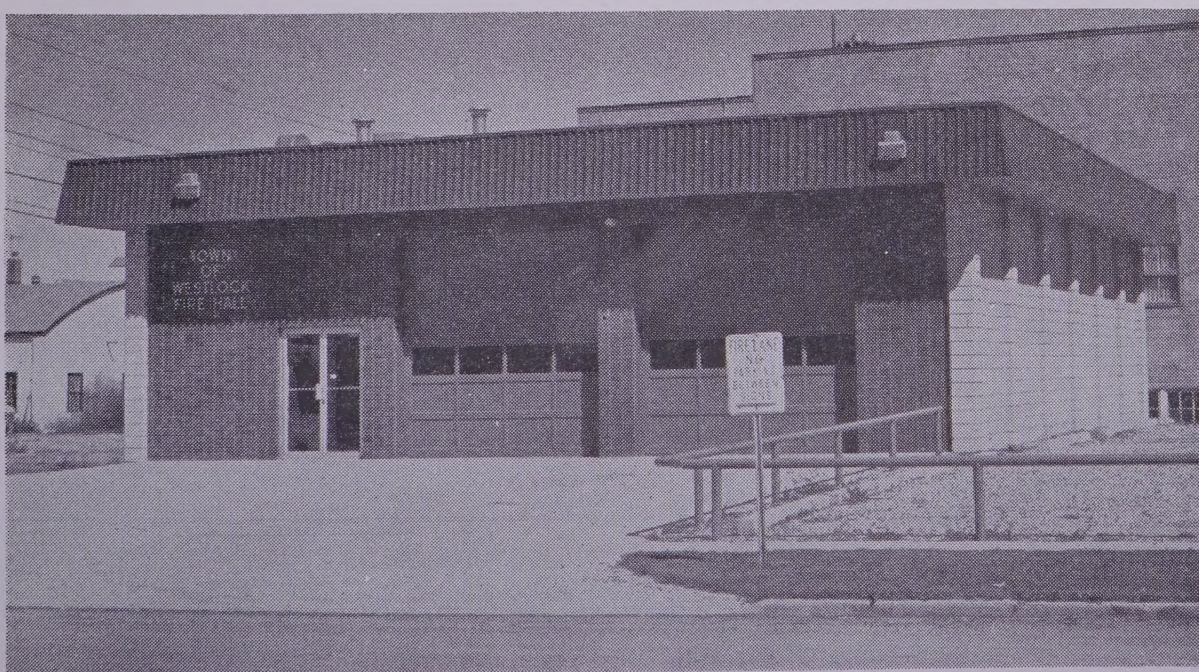
The fire brigade consists of a fire chief and 14 volunteer firemen. Equipment: One 625 GPM King Seagrave Pumper with 500 gallon water tank; 2,800 feet 2½ inch hose; 950 feet 1½ inch hose; coats, ladders, boots, axes, etc.

Water supply - Water is obtained from the Pembina River and is piped 7½ miles into elevated towers with 555,000 gallon capacity in total. There are 61 fire hydrants conveniently located throughout the town.

12. TAX STRUCTURE - 1970

Land	\$2,139,280.00
Improvements	3,930,160.00
TOTAL ASSESSMENT	\$6,069,440.00

Mill Rate - Municipal 18.60, School 33.68, Health 2.72 - Total 55 mills.



Modern town services, such as the accommodation for the volunteer fire department, support municipal needs.

13. AREAS

Total area of town - 960 acres.

Parks and playground - 64 acres.

Paved roads - 5.86 miles.

Gravel roads - 5.64 miles.

Other surfaces - 8.82 miles.

TOTAL MILEAGE - 20.32 miles.

14. SEWER AND WATER MAINS

Storm sewers - 1.1 miles.

Sanitary sewers - 12.40 miles.

Water main - 11.15 miles plus 7½ miles of pipe from the Pembina River.

15. POWER

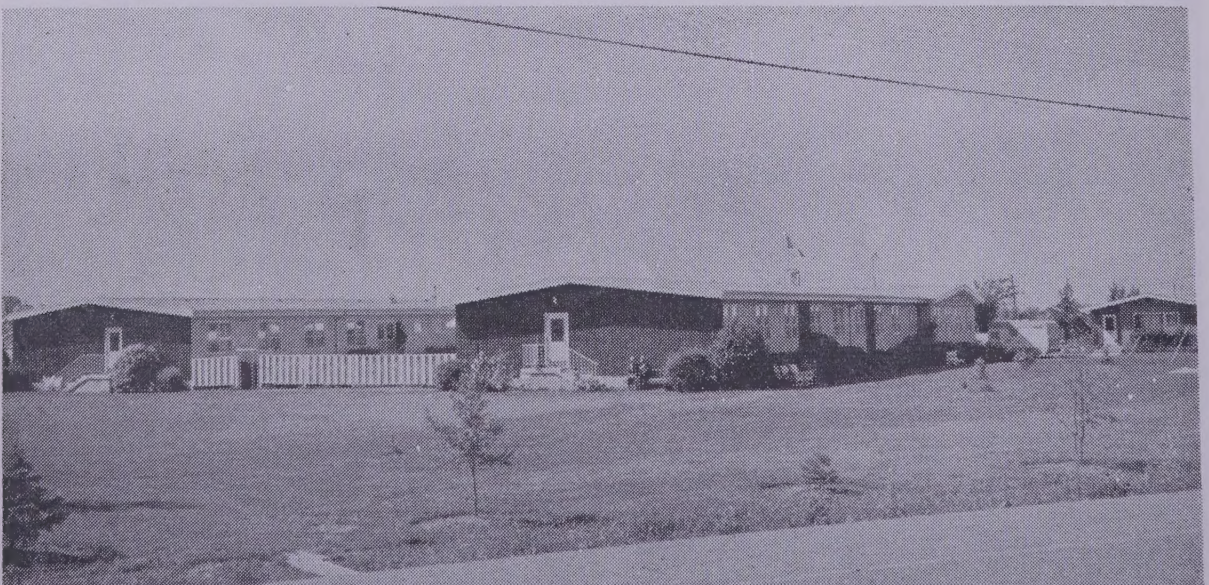
Three phase 60 cycle power is supplied under a ten-year franchise by Calgary Power Ltd.

16. GAS

Natural gas is supplied under a franchise by the Plains Western Gas and Electric Co. Ltd.

17. COAL

Supplies may be obtained locally from Picardville, Morinville and the Sturgeon River Valley.



The senior citizens' residence provides fine accommodation for the older members of the community.

18. WATER

Water is obtained from the Pembina River and is piped 7½ miles into 555,000 gallon elevated towers and from there into the water mains.

Water Analysis (Average)	Parts per million
Total solids -	202
Ignition Loss -	88
Hardness -	140
Sulphates -	19
Chloride -	1
Alkalinity -	140
Nature of Alkalinity - Bicarbonate of Lime and Magnesium	
Nitrites -	nil
Nitrates -	nil
Iron -	0.4

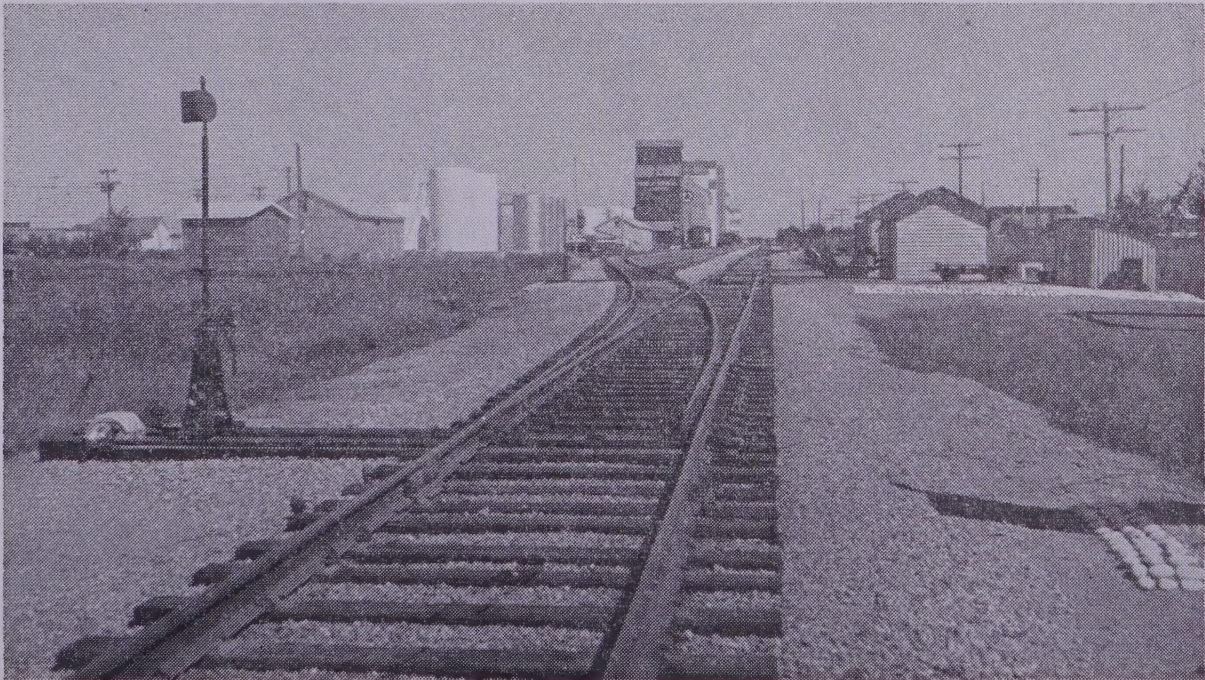
Remarks: Chemically this water is suitable.

Water Rates -

First 1,000 gallons or less used per month	\$4.00
Next 1,000 gallons used per month	\$1.40 per M
Next 48,000 gallons used per month	\$1.20 per M
Balance gallons used per month	\$1.10 per M

19. LOCAL RESOURCES

Lumber, straw, cereal, grass seed, coarse grains, dairy products - milk, cream, butter, etc.; poultry and eggs, horses, cattle, sheep, hogs, honey, sand and gravel, gas, peat moss, natural gas.



Grain elevators of all major companies line the tracks at the terminal.

20. GOVERNMENT OFFICES AND SERVICES

Federal

Post Office, Farm Credit Corporation, R.C.M.P. Detachment and Prairie Farm Rehabilitation Office, Veterans Land Act.

Provincial

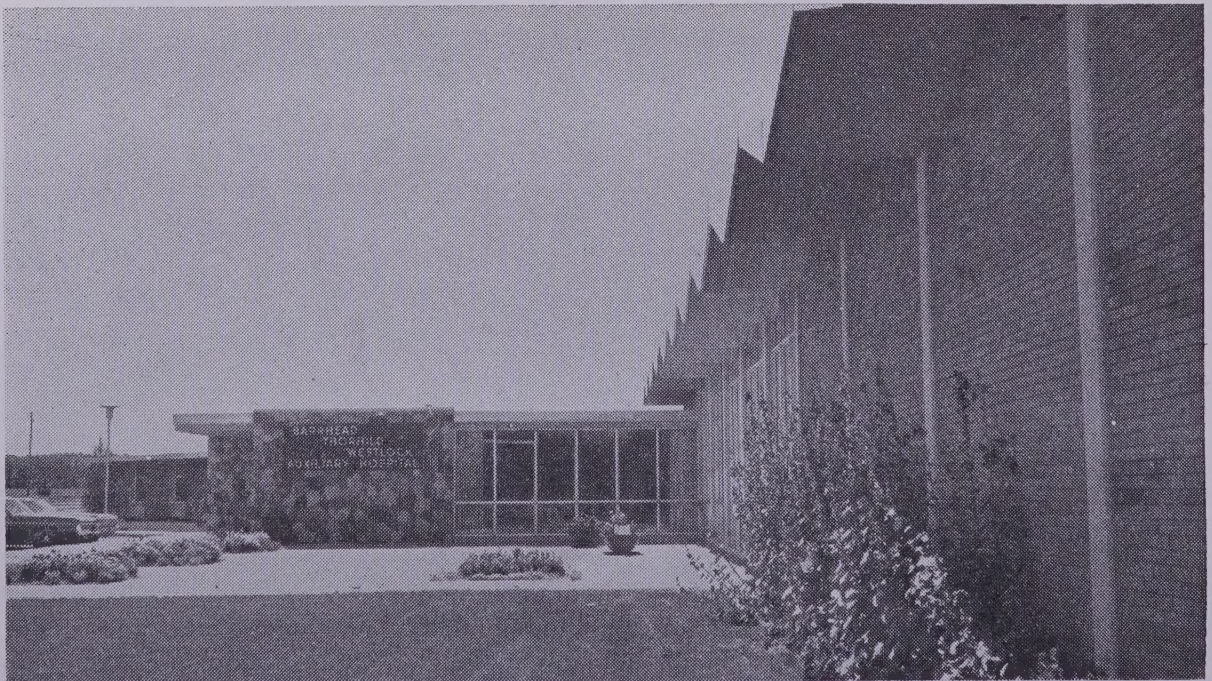
Alberta Government Telephones, District Agriculturist, District Superintendent of Schools, District Home Economist, Water Resources Branch Office, Department of Highways and Transport - Driver Examination and Vehicle Inspections, Liquor Control Board, Police Magistrate, Department of Municipal Affairs, Probation Office.

Municipal

Memorial Hall, housing a Town Office and Council Chamber. Public Rest Rooms also in this building. Local Administration Building, houses Municipal District, School Division and Sturgeon Health Unit. Preventative Welfare Office and also Area Recreation Director.

21. HEALTH SERVICES

The Immaculata Hospital, operated by the Sisters of Charity is an 83-bed General Hospital serving the Town and District in which the latest equipment is installed and all rooms are piped for oxygen. There is also a modern laboratory maintained and staffed. An auxiliary hospital operated jointly by Barrhead-Thorhild-Westlock municipalities supplies 50 beds and efficient care for chronic patients. A new 50-bed Nursing Home is being operated by the same authority. A government built Senior Citizens Lodge supplies accommodation for a total of 58 in the main building and separate housekeeping suites.



The modern auxiliary hospital serving the Barrhead, Westlock and Thorhild areas, is an attractive and valuable adjunct to the town.

There are nine doctors, three dentists, three chiropractors resident in the Town. An optometrist comes twice weekly. There are three drug stores with six pharmacists and an ambulance service.

22. PROFESSIONAL AND SKILLED PERSONAL SERVICES

Barristers and Lawyers	2
Beauty Parlors	5
Barber Shops	4
Watch Repairs	2
Chartered Accountant	1

23. TRANSPORTATION

- Northern Alberta Railway - from Edmonton to Dawson Creek via Westlock.
- Coachways - Edmonton to Barrhead via Westlock.
- Coachways - Edmonton to Swan Hills via Westlock.
- Coachways - Edmonton to Westlock.
- Taxi stand - 1 cab.
- Daily truck service to and from Edmonton.

24. NEWSPAPERS

- Westlock News - weekly.
- The Hub - bi-weekly.

25. COMMUNICATIONS

Northern Alberta Telegraphs, Alberta Government Telephones, Post Office.



The modern arena at the fair grounds supplements the fine race track where pari-mutuel betting is a feature of the harness race meet.

Nearest radio stations: Edmonton, 48 miles southeast - CJCA, CHFA, CFRN, CHED, CBX, CKUA, CHQT; Camrose - CFCW.

Nearest television stations: CFRN-TV, CBXT-TV.

26. FINANCIAL FACILITIES

Bank of Montreal, Bank of Nova Scotia and Toronto Dominion Bank.

27. HOTELS

	No. of Rooms	Beer License
Westlock	31	yes

28. MOTELS

Two motels with 21 units including TV, etc.



Many churches, modern and traditional, serve the religious needs of the community.

29. TOURIST CAMPS

Kipp's Cabins and Trailer and Tent Grounds.

30. CHURCHES

Anglican, Lutheran, Gospel Hall, Pentecostal, Roman Catholic, United, Greek Orthodox, and Church of the Nazarene, Jehovah Witnesses.

31. LODGES

Masonic, Knights of Columbus, Elks, Kinsmen and Rotary.

32. SOCIETIES AND ASSOCIATIONS

Agricultural Society, Red Cross Society, Old Timers' Association, Westlock Flying Club, Golf Club, Westlock Racing Association, Westlock Stock Car Club, Kinsmen, Rotary and Canadian Legion.

33. EDUCATION

Westlock is served by both public and separate schools. The Roman Catholic Separate School has 9 classrooms, a typing room, science room, a library and two auxiliary areas serving 306 pupils.

The Public School uses 57 classrooms, 2 science rooms, 2 libraries, 3 gymnasium-auditoriums plus industrial arts, home economics and music rooms for the 1,506 students in its system. Both educational facilities are noted for the excellent results being obtained.

34. THEATRES AND HALLS

	Capacity	Stage	Piano	Dressing Rooms
Roxy Theatre	350	yes	yes	no
Memorial Hall	1000	yes	yes	yes
Drive-In Theatres (1)				



Fine educational facilities, such as represented by this Junior High School, serve students from a wide area.

35. CULTURAL ACTIVITIES

The Westlock Municipal Library is a community library and is supported by the town, Provincial Government grant under the Libraries Act and membership fees. Other activities - Drama, Music, Art Club, Choral Society, local band with 65 instruments, Book Club, U. of A Extension Courses.

36. YOUTH ACTIVITIES

Boys - Boy Scouts, Wolf Cubs, Calf Club and 4 H Clubs.

Girls - Girl Guides, Brownies, C.G.I.T.

37. SPORTS

Senior and junior baseball, senior and junior hockey, softball, saddle club, badminton, football, golf, curling, flying club and swimming club, ski club.

Facilities - Covered curling rink with 5 sheets artificial ice. Arena - artificial ice, outdoor swimming pool.

Good fishing for trout, whitefish, perch, pike and pickerel in the district. Hunting for game birds and big game in the district.

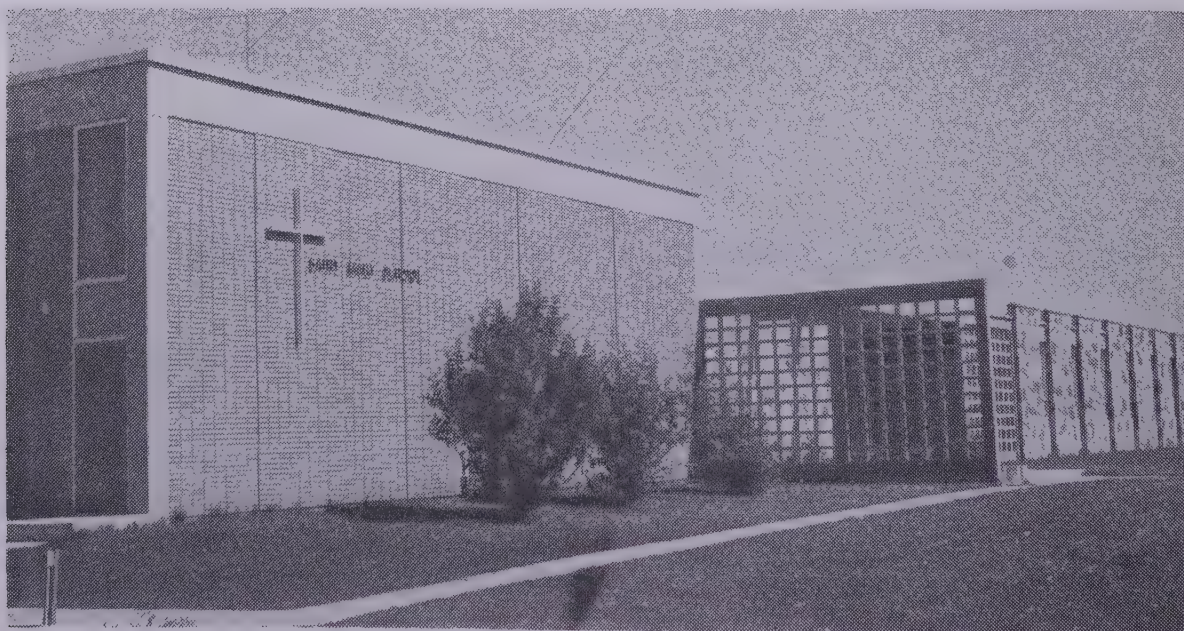
38. FAIRS

Agricultural Fair - 2-day event.

Harness Racing - 2-day event - pari-mutuel betting.

39. HISTORIC SITES

Memorial Hall built in honour of the heroes of the district during the First and Second World Wars.



A Separate School System is a recent development in the community.

40. CO-OPERATIVES

Northern Alberta Dairy Pool, Pembina Livestock Shipping Association, Alberta Wheat Pool, United Grain Growers, Pembina Seed Cleaning Plant, Pembina U.F.A. Co-op Oil Distributors and U.F.A. Farm Supply.

41. INDUSTRY AND BUSINESS

Type of Business	Number of Establishments	Type of Business	Number of Establishments
Ambulance	1	Department Stores	2
Accountants - Chartered	1	Doctors	2
Apartments (36 suites)	3	Drug Stores	3
Auctioneers	3	Dry Cleaners	2
Auto Body Repairs	2	Egg Grading Station	1
Auto Wreckers	2	Electrical Appliances	3
Bakeries	2	Electrical Contractors	2
Banks	3	Florists	1
Barristers	2	Feed Mill	1
Barbers	4	Funeral Parlors	1
Beauty Parlor	5	Furniture Stores	5
Blacksmiths	1	Garage & Service Stations	8
Bowling Alley	1	Grain Elevators	3
Building Contractors	4	Greenhouses	1
Building Supplies	3	Groceries	5
Butchers	4	Hardware	4
Cartage Delivery	1	Hatcheries	1
Car Wash	8	Hotels	1
Cement - Transit Mix	1	Implement Dealers - Farm	5
Chiropractors	1	Jewellers	2
Clothing - Men's	3	Ladies' Wear	3
Clothing - Women's & Children's	4	Law Offices	2
Coal Dealers	1	Laundry, Dry Cleaners	1
Cold Storage Lockers	1	Laundromats	2
Creameries	1	Liquor Vendors	1
Dentists	2	Livestock Buyers	3



Westlock boasts one of the finest golf courses available in the province's smaller communities.

Type of Business	Number of Establishments	Type of Business	Number of Establishments
Lumber Yards	2	Real Estate & Insurance	6
Milk Distribution	1	Restaurants	5
Machine Shops	2	Seed Cleaning Plant	1
Mobile Feed Service	1	Shoe Repairs	1
Optometrist	1	Supermarkets	3
Oil Distribution	5	Theatre & Drive-Ins	2
Painters and Decorators	3	Tinsmith	2
Plumbers	4	Tire Repairs	2
Pool Rooms	2	Taxi	1
Printers	2	Truckers	4
Propane Gas Distribution	2	Variety Stores	3
Photographers	1	Veterinarian	1
Radio Repairs	3	Welding	2
Radiator Repairs	2	Woodworking	1

42. SITES

Industrial and home sites served with all utilities.

43. INDUSTRIAL DEVELOPMENT

Westlock is the centre of one of the richest diversified agricultural areas in Alberta. This fact is born out by statistics which show from 1961 to 1966 the area of improved land increased by 5 per cent but the value of agricultural production sold rose from \$22,643,120 to \$34,968,290 or an increase of 54 per cent. This would be accounted for by production of specialty crops including malting barley and rapeseed and a larger livestock population with cattle up 46 per cent in numbers. Present plans indicate the opening in 1971 of a plant in Westlock to process rapeseed.



The Swimming Pool and adjacent recreational facilities are popular attractions during the summer months.

Industry in the Town at this point is largely the growth developing from local enterprise. In the context of modern planning as being carried out through Council policy, the municipality has purchased 130 acres of land which can be connected to rail and highway and serviced quickly with all utilities. There are other sites of varying sizes and locations which would meet the requirements of many industries suited to the smaller community. These could serve large areas through good highway or rail connections, such as is presently done by a local metal culvert plant here.

The potential work force is growing in numbers with a potential for the more seasonal business with a fluctuating demand for workers as there is a section of the farm population which can fill this need.

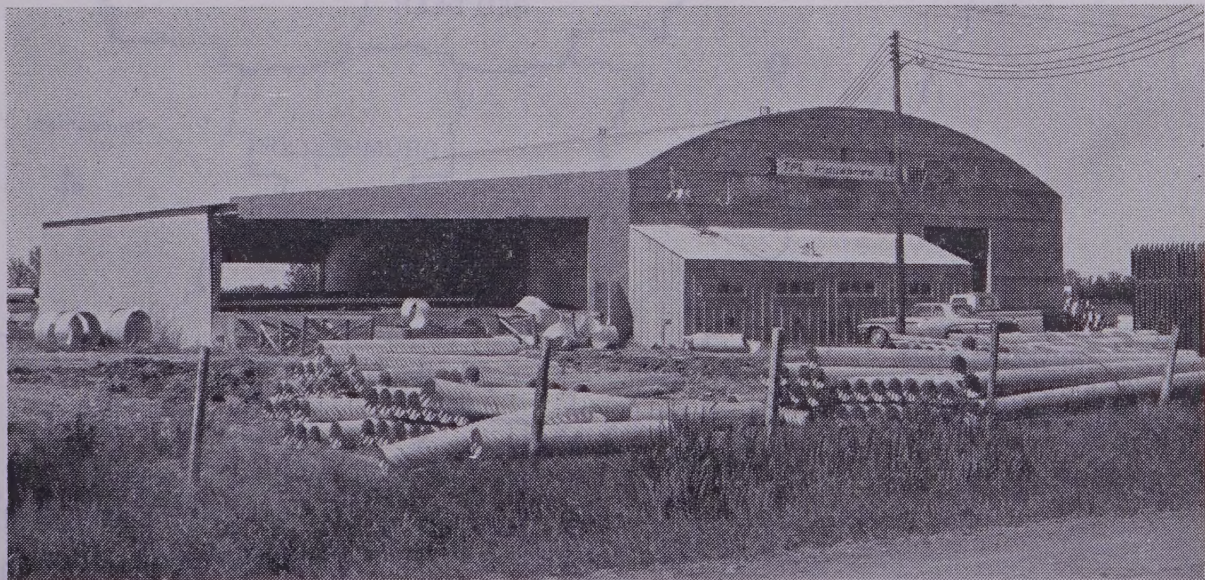
With the early completion of hard surfacing on the main provincial highway north now evident, the growth of the tourist trade should provide excellent opportunities for this service industry.

44. TRADING AREA

North 80 miles; west 50 miles; south 25 miles; east 25 miles.

45. POPULATION

Trading area population 1969 Commercial Survey (approx.)	20,000
Town population, 1970	3,103



Industrial facilities are readily available in Westlock, and are attracting plants such as this.

